



Arlington Conservation Commission

Date: Thursday, May 1, 2025

Time: 7:00 PM

Location: Conducted by Remote Participation.

Please register in advance for this meeting. Reference materials, instructions, and access information for this specific meeting will be available 48 hours prior to the meeting on the Commission's agenda and minutes page. This meeting will be conducted in a remote format consistent with An Act Extending Certain COVID-19 Measures Adopted During the State of Emergency, which further extends certain COVID-19 measures regarding remote participation in public meetings until June 30, 2027. Please note: Not all items listed may in fact be discussed and other items not listed may be brought up for discussion to the extent permitted by law. This agenda includes those matters which can be reasonably anticipated to be discussed at the meeting.

Agenda

1. Administrative
 - a. Review Meeting Minutes.
2. Discussion
 - a. Fishing Line Impacts with Laura Kiesel.
 - b. Permit E-Signature Authorization.
 - c. Floodplain Regulations Update.
 - d. Water Bodies Working Group.
 - e. CPA Committee Liaison.
 - f. Tree Committee Update.
 - g. Symmes Conservation Restriction.
3. Hearings

DEP #091-0367: Notice of Intent: 995 Massachusetts Avenue.

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The Commission is expected to continue this hearing to the meeting of June 19, 2025.



Town of Arlington, Massachusetts

Floodplain Regulations Update.

Summary:

Floodplain Regulations Update.

ATTACHMENTS:

	Type	File Name	Description
▢	Reference Material	Memo_re_Floodplain_Regulation_Update.pdf	Memo re Floodplain Regulation Update.pdf



TOWN OF ARLINGTON
MASSACHUSETTS
CONSERVATION COMMISSION

TO: Conservation Commission
CC: David Morgan, Environmental Planner and Conservation Agent
FROM: Jackie Anderson, Conservation Administrator
DATE: April 25th, 2025
RE: Floodplain Update to Wetland Regulations

As a participating community in the National Flood Insurance Program (NFIP), Arlington must update its local floodplain regulations to adopt the regulations outlined in the Massachusetts Floodplain Model Bylaw. Failure to meet the requirements by the effective date of July 8th, 2025 could result in suspension from the NFIP. It is too late to amend Arlington's Zoning Bylaw with a Town Meeting vote, so the required changes need to be incorporated into the Wetlands Protection Regulations to ensure that we meet the requirements by the deadline.

The Floodplain Overlay District remains in force as part of the Zoning Bylaw, and any concerns arising from this new section will be coordinated with the Inspectional Services Division of DPW, which is the body responsible for enforcing zoning. The model bylaw parallels the existing Overlay District with small changes to make it current (e.g., referencing the FEMA maps and describing where they can be accessed).

The proposed changes outlined in the Floodplain Model Bylaw and drafted as a new section within the Wetlands Protection Regulations include the following:

- Stated local purpose for flood resistant standards
- Specifying where the Flood Insurance Rate Map (FIRM) can be accessed by the public
- Definitions of terms
- Designation of community Floodplain Administrator - *to be the Conservation Agent*
- Requirement of permits for all proposed development in the Floodplain Overlay District
- Statement prohibiting floodway encroachment
- Requirements for review of subdivision proposals
- Requirements for elevation and anchoring of recreational vehicles in Flood Zones
- Requirement to notify appropriate officials of any alteration/relocation of a watercourse
- Requirement to notify FEMA of data that changes the base flood elevation
- Requirements for variances to building code floodplain standards and zoning bylaws
- Abrogation and greater restriction section
- Disclaimer of liability

Eric Carlson, DCR Floodplain Manager, reviewed and approved the draft regulations. The Commission may vote to approve this revision.